

# R & C Roofing & Construction, LLC

Commercial & Residential Roofing Specialists

P.O. Box 48300 Burien, WA 98148 Phone (253) 638-7052 Fax (253) 638-1715

## ROOFING SERVICE PROPOSAL

DATE: MAY 4, 2008

SUBMITTED TO: KATHY DOUBT, ARIEL DEVELOPMENT INC.  
3317 - 3<sup>RD</sup> AVENUE S. SEATTLE, WA 98134  
PHONE (206) 447-0263 FAX (206) 447-0299

PROJECT: BLDG 20, TULLY'S BUILDING AT 3100 AIRPORT WAY S. SEATTLE, WA 98134

*Property  
Maintenance*

### SUBMITTING PROPOSAL FOR THE FOLLOWING SCOPE OF WORK:

1. ARRANGE FOR MATERIAL DELIVERY AND LOADING BY A LICENSED AND BONDED ROOFING SUPPLIER
2. REMOVE AND DISPOSE EXISTING ASPHALT ROOFING
3. REUSE EXISTING DRAIN IF POSSIBLE
4. PROVIDE AND INSTALL JOHNS MANVILLE OR EQUIVALENT POLYISOCYANURATE TAPER INSULATION OVER CONCRETE DECK
5. PROVIDE AND INSTALL POLYGLASS SELF-ADHERING BASE SHEET OVER POLYISO
6. PROVIDE AND INSTALL TORCH-APPLIED POLYGLASS POLYFLEX APP SMOOTH MEMBRANE FOR BASE FLASHING
7. PROVIDE AND INSTALL TORCH-APPLIED POLYGLASS POLYFLEX G APP GRANULAR CAP SHEET OVER BASE SHEET
8. PROVIDE AND INSTALL 26-GA PRE-FINISHED SHEET METAL COUNTERFLASHING TO GO OVER ROOFING MEMBRANE AND TUCK UNDERNEATH PARAPET COPING ALONG LOW WALLS (< 30" HIGH)
9. PROVIDE AND INSTALL 24-GA PRE-FINISHED SHEET METAL COPING
10. CLEAN ROOFING DEBRIS AND SECURE MATERIALS AND TOOLS ON A DAILY BASIS
11. CONDUCT WALK-THRU WITH ROOFING MANUFACTURER AND CLIENT TO ADDRESS PUNCHLIST ITEMS
12. PROVIDE 2-YEAR LABOR AND 12-YEAR MANUFACTURER WARRANTIES AND CLOSEOUT DOCUMENTS

BID SUBTOTAL: **\$3,632<sup>00</sup>**

EXCLUSIONS: TAX; PERMIT, PLANNING, INSPECTION, OR ENGINEERING COSTS; ELECTRICAL, PLUMBING, MECHANICAL, OR CARPENTRY WORK; SIDING INSTALLATION OR REPAIR; GUTTER OR DOWNSPOUT REPAIR OR REPLACEMENT; SHEET METAL ROOFING; VEHICULAR OR PEDESTRIAN DECK COATING; PAINTING; DRY-ROT REPAIR; INTERIOR REPAIR; REPAIR OR REPLACEMENT OF ROOF HATCHES, SKYLIGHTS, CHIMNEYS, WINDOWS, DOORS, CABLE OR PHONE LINES; HEAVY EQUIPMENT RENTAL; SCAFFOLDING; TRASH CHUTE; OR ANY WORK NOT SPECIFIED ABOVE

ANY UNFORESEEN OR CHANGE ORDER WORK SHALL BE BASED ON HOURLY LABOR RATE OF \$45<sup>00</sup> AND MATERIAL COST PLUS 15% MARKUP. DUE TO THE VOLATILE NATURE OF PETROLEUM AND BUILDING PRODUCTS, R&C ROOFING & CONSTRUCTION IS UNABLE TO MAINTAIN MATERIAL PRICING LONGER THAN THIRTY DAYS FROM THE DATE INDICATED ABOVE. EXPECT MATERIAL PRICE INCREASES OF BETWEEN THREE TO FIVE PERCENT FOR EACH QUARTER OF AN ANNUAL PERIOD SHOULD WORK NOT PROCEED WITHIN THIRTY DAYS AFTER ACCEPTANCE OF THIS PROPOSAL. R&C ROOFING & CONSTRUCTION APPRECIATES THE OPPORTUNITY TO PROVIDE YOU WITH THIS PROPOSAL AND LOOK FORWARD TO SERVING YOUR ROOFING NEEDS. PLEASE CONTACT JOHN AT (253) 651-7967 WITH QUESTIONS CONCERNING SPECIFIC ITEMS IN THIS PROPOSAL.

PREPARED BY:

*J. Pacasum*

JOHN PACASUM, ESTIMATOR/PROJECT MANAGER  
R&C ROOFING & CONSTRUCTION, LLC (LICENSED AND BONDED IN THE STATE OF WASHINGTON)

ACCEPTED BY:

SIGN HERE:

TITLE:

DATE:

*5-16-08*

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